



Drainage design is currently based upon latest Architect information and has been produced for initial cost benchmark purposes. Subject to change following additional information being provided and UU input on constraints.

DO NOT SCALE

NOTES:

- Locations of SVPs and RWPS to be confirmed with Architect/M&E consultant. Drainage is subject to change following confirmation.
- Connections to the public sewers to be agreed with United Utilities.
- SW Discharge rate agreed to be agreed with council through planning and with United Utilities.
- Any cover levels shown are indicative. Cover level to suit landscaping strategy.
- Attenuation volumes to be confirmed subject to detailed drainage design.
- All drainage is to remain private and designed following Building Regulations Part H guidance.
- Any drainage channels to be Gatic Pavestot or similar approved.
- Drains with less than 0.6m cover to have concrete surround. This will be confirmed following landscape architect external level construction information.
- Drainage not to be re-used to be grubbed out or removed.
- All internal foul gully's to be fitted with non return valves.
- Final foundation layout and depths TBC. May affect level and position of drainage runs.
- PPIC access opening to be restricted to 350mm diameter or 300x300mm where depth of chamber to inverts is more than 1m.
- Connection points for surface and foul drainage is subject to change following CCTV information and approvals.
- Location of all surface water pick up points are subject to finalised landscape Architects levels design.
- Attenuation tank location and size shown indicatively, finalised pond to be developed at detailed design.
- Existing drainage shown to be abandoned is subject to CCTV survey confirming that the sewers will no longer be live following demolition of existing buildings.
- All external handstanding designed as impermeable. Drainage design subject to change if area's of permeable surfacing are introduced.
- Drainage design has allowed for the standard 1.2m cover from crown of pipe to ground level at the head of drainage runs in trafficked areas and 0.9m cover in pedestrian zones. All drainage depths are subject to change following detailed design and discussions with the wider construction team.
- Ground floor slab of proposed building to be suspended with a void space to underside. All foul pop-ups currently anticipated to go underneath ground floor slab.
- It is currently anticipated that existing buildings Block A & Block B will be kept live during the construction of the proposed new building. Surface water drainage systems have been split into two distinct systems to allow for ease of construction.
- Easement for existing surface water is currently shown at 3m either side. This has been approved by UU. Any retaining requirements within the easement to be confirmed by UU.
- The privately owned sewers that have been proposed to be abandoned do not show an easement. CCTV has shown these sewers will no longer be live following demolishing works.
- Proposed flow rate is based upon the existing brownfield run off rate, as the existing network has been modelled for a 2 year storm plus surcharge. A minimum 50% betterment has been applied to suit UU and Local Authority Guidance. Subject to approval by UU and the LLFA.

- Proposed Surface Water Drainage
- Slot Drain - Gatic
- Filter Drain
- Surface Water Back Drop
- Gully
- Rain Water Pipe
- Channel Drain Sump
- Surface Water Rodding Eye
- Surface Water Flow Control Chamber
- Bypass Interceptor
- Vent Pipe
- Cellular Attenuation Tank
- Easements
- Proposed Foul Sewer Drainage
- Foul Pop Up
- Foul Back Drop
- Internal Floor Gully
- Existing UU Surface Water Drainage
- Existing UU Foul Sewer Drainage
- Existing Private Surface Water Sewer to be abandoned
- Existing Private Foul Water Sewer to be abandoned / Kept for addition use
- Back of Wall Drainage
- Potential EV Canopy Rain Water Pipe
- Existing Slot Drain
- Channel Drain Sump

REV	02.05.25	AY	STAGE 4 SS ISSUE FOR APPROVAL	JT	DB
PRO	16.04.25	AY	STAGE 4 DRAFT ISSUE	JT	DB
PRO	11.03.25	AY	UPDATED DRAINAGE DESIGN TO SUIT COMMENTS	JT	DB
PRO	04.02.25	AY	UPDATED DRAINAGE DESIGN	JT	DB
PRO	11.12.24	AY	UPDATED ISSUE TO SUIT COMMENTS	JT	DB
PRO	02.12.24	AY	STAGE 3 ISSUE	JT	DB
PRO	02.05.24	AY	STAGE 2 ISSUE	JT	JC
REV	DATE	BY	DESCRIPTION	CHK	APP

SS: SUITABLE FOR REVIEW AND ACCEPTANCE



CLIENT: WILLMOTT DIXON

ARCHITECT: SHEPPARD ROBSON

PROJECT: HOPWOOD HALL COLLEGE
ROCHDALE

TITLE: BELOW GROUND DRAINAGE
GENRAL LAYOUT

SCALE @ A2:	1:200	CHECKED:	JT	APPROVED:	JC
PROJECT NUMBER:	24365	DESIGNED:	AY	DRAWN:	AY
DATE:	MAY 2024				

DRAWING NO:	FE0012-RS-XX-XX-D-C-0500	REV:	P07
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